DERWENT HILLSIDE

For Sale



Clarke House

Farnham Road, Liss, GU33 6JQ

Restaurant/Leisure Premises with accomodation above.

1,293 sq ft
(120.12 sq m)

- Part Fitted
- Established Location
- Separate 3 Bed Flat Above
- Prominent Location

Summary

Available Size	1,293 sq ft
Price	£430,000
Rates Payable	£2,195.60 per annum Flat separately assessed for Council Tax
Rateable Value	£4,400
Service Charge	N/A
Estate Charge	N/A
EPC Rating	B (36)

Description

The available premises have most recently been used as a fine dining restaurant with accommodation above. The former site of the very successful Nathan Marshall Restaurant, Clarke House is part fitted at ground floor with bar and kitchen to the rear of the split level ground floor. The dining room is an attractive period setting with exposed brickwork. Additionally there is a basement which has previously been used as a wine cellar.

The upper parts have been extensively refurbished and offer well appointed 3 bedroom apartment over 2 floor. As well as kitchen, living room and family bathroom there are further ensuite facilities to the master bedroom. The flat enjoys separate access.

Location

Clarke House is located on the Farnham Road as you enter Liss from the A3. Next to The Spread Eagle there is plenty of on road parking for customers.

Road connections are good with the A3 providing fast access to the wider road network and Liss Railway Station provides a direct service to London Waterloo and also the South Coast.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground - Restaurant	478	44.41	Available
Ground - Kitchen	215	19.97	Available
1st - 3 Bed Flat	600	55.74	Available
Total	**1,293**	**120.12**	

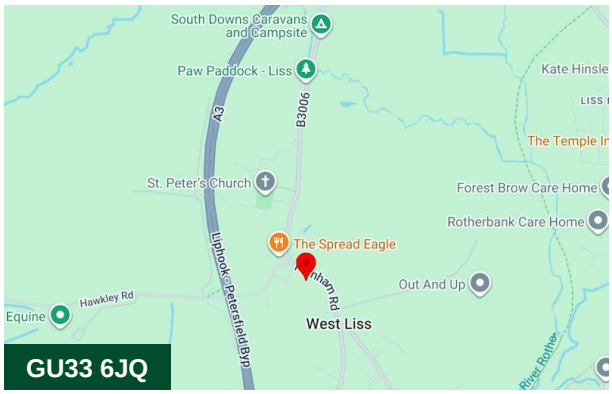
Viewings

Strictly by appointment with the sole agent

Derwent Hillside - Matthew Seary - matthew@derwenthillside.co.uk - 07950 464618

Terms

The freehold of the property is available. A lease of the whole may be considered in some circumstances. Please contact the agent for further details.









Viewing & Further Information



Matthew Seary
01256 578049 | 07950 464618
matthew@derwenthillside.co.uk

The above information contained within this email is sent subject to contract. These particulars are for general information only and do not constitute any part of an offer or contract. All statements contained therein are made without responsibility on the part of the vendors or lessors and are not to be relied upon as statement or representation of fact. Intending purchasers or lessees must satisfy themselves, by inspection, or otherwise, as to the correctness of each of the statements of dimensions contained in these particulars. Generated on 12/11/2026





